



REGULAR MEETING OF THE CITY COUNCIL AND THE CITY COUNCIL SITTING AS THE REDEVELOPMENT AGENCY

**REGULAR CC/RDA MEETING
Council Chambers in City Administrative Services Building
68-700 Avenida Lalo Guerrero
Cathedral City, CA 92234**

WEDNESDAY, APRIL 14TH, 2004

Closed Session 3:00 p.m.

Study Session - 3:30 p.m.

Regular Meeting - 6:30 p.m.

(Or As Soon Thereafter as the Meeting May be Commenced)

Copies of each current agenda will be available in the City Hall Lobby Thursday afternoon prior to the scheduled Council meeting. A copy of the complete agenda book is also available for public review in the City Hall Lobby on that same schedule. If you have any additional questions or need further information on any of the following items, please contact the Deputy City Clerk at 770-0322 between the hours of 7:00 a.m. and 6:00 p.m. Monday through Thursday. PLEASE REMEMBER THAT CITY HALL IS CLOSED EVERY FRIDAY.

3:30 P.M.- STUDY SESSION

1. Quarterly report from the Cathedral City Chamber of Commerce relative to fiscal year 03-04 Economic Development/Business Resource Program service provider agreement.
2. Quarterly report from the Cathedral City Chamber of Commerce relative to fiscal year 03-04 Community service provider agreement.
3. Quarterly report from the Cathedral City Boys and Girls Club relative to fiscal year 03-04 service provider agreement.
4. Disposition of available space at the Civic Center.
5. Eagle Canyon Dam status report.
6. Continued discussion of the operating budget projections.
7. Discussion of status of possible formation of Landscape and Lighting Districts.
8. Review of April 14th, 2004, City Council/Redevelopment Agency Board agendas.
9. City Council/staff reports and inquiries of new or ongoing projects.
10. Closed session urgency items.

CC/RDA MEETING:
CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL- ANTICIPATED LITIGATION pursuant to Government Code Section 54956.9, Subd. (b)
Number of Potential Cases: **2**
2. CONFERENCE WITH LABOR NEGOTIATOR pursuant to Government Code Section 54957.6
Agency Negotiator: Donald Bradley, City Manager
Represented Employees: 1) Cathedral City Firefighters Association (CCFFA); 2) Cathedral City Police Officers' Association (CCPOA); and 3) Cathedral City Public Safety Management Association (CCPSMA);
3. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION pursuant to Government Code Section 54956.9, Subd. (k):
Case Name: Glenn Haas, Jeff Miller, Brian Hirzel and Cathedral City Police Officers Association vs. Cathedral City; Cathedral City Police Department; Stan Henry, Chief of Police; John Holcomb, Captain; Gregory J. Savelli, Lieutenant; Sandra Hatfield, Dispatch Supervisor, et al.
Case No.: United States District Court, Central District of California
Case No. EDCV 02-965
4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Paul Shillcock**)
Property Location: Northwest of Perez Road, North of East Palm Canyon Drive in the Cathedral City Auto Center
APN# 687-040-040
Negotiating Parties: Redevelopment Agency and Robertas Limited Partnership
Property Owner: Robertas Limited Partnership
Under Negotiation: Disposition of property

5. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Paul Shillcock**)
Property Location: North of East Palm Canyon Drive, East of Bankside Drive, South of Commercial Road, West of Melrose Drive
APN# 687-082-001, 006, and 007, and 687-313-001
Negotiating Parties: Redevelopment Agency and Development Management Group, Inc.
Property Owner: Wayne Merritt and Jack McBride
Under Negotiation: Disposition of property
6. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Keith Scott**)
Property Location: 68307 East Palm Canyon Drive-Heilig Meyers Building
Negotiating Parties: Redevelopment Agency and Desert Hockey Association
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of property
7. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**James Cleary**)
Property Location: East of Van Fleet, South of East Palm Canyon Drive, West of Date Palm Drive and North of B Street
APN#s 687-207-005, 687-221-002, 687-222-004 and 687-223-016
Negotiating Parties: Redevelopment Agency and BCN Developments, LLC Martin Sousa, Francine Dickson et.al., Boxing Club, Jorge and Maria Sanchez
Under Negotiation: Disposition of property
8. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Keith Scott**)
Property Location: South of East Palm Canyon Drive, West of the Perez Road extension, East of Canyon Plaza
APN#s 687-030-010 and 074
Negotiating Parties: Redevelopment Agency, Cathedral City Properties, LLC and O'Brien Hyundai
Property Owner: Desert Hills Mobile Home Park
Under Negotiation: Disposition of property

9. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**James Cleary**)
Property Location: Ocotillo Road
APN#s 680-393-002 and 680-393-003
Negotiating Parties: Redevelopment Agency & Vaughn E. Jones and Clare Stratton
Property Owners: Vaughn E. Jones and Clare Stratton
Under Negotiation: Acquisition of Property
10. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Charlene Sumpter**)
Property Location: South Side of East Palm Canyon Drive East of Buddy Rogers Drive and West of Van Fleet Avenue, North of North A Street and Parcels North of B Street
Negotiating Parties: Redevelopment Agency & Tri-Millennium Development Cathedral City, LLC
Property Owners: Redevelopment Agency
Under Negotiation: Disposition of Property
11. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Charlene Sumpter**)
Property Location: East of Cathedral Canyon, North of East Palm Canyon, West of Buddy Rogers and South of N. Buddy Rogers, Otherwise Known as Building Pads D & E
Negotiating Parties: Redevelopment Agency & Tri-Millennium Development Cathedral City, LLC
Property Owners: Redevelopment Agency
Under Negotiation: Disposition of Property
12. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Keith Scott**)
Property Location: 68-752 Buddy Rogers
APN# 687-180-005
Negotiating Parties: Redevelopment Agency & John Wessman
Redevelopment Agency & Don Ballard
Redevelopment Agency and Tri-Millennium Development Cathedral City, LLC
Property Owners: Redevelopment Agency
Under Negotiation: Property negotiation

MINUTES

Approval/Correction of minutes from the regularly scheduled City Council/RDA Board meeting held on Wednesday, March 24, 2004.

SCHOOL REPORTS

Receive School Reports presented by Martin Silva and Vivian Enriquez, Students from Cathedral City High School.

PRESENTATIONS AND PROCLAMATIONS

- Proclamation for Patty and Arthur Newman recipients of the Ambassador Leonard K. Firestone Award of Merit.
- Proclamation honoring Nancy Alvarez, outgoing President Coachella Valley Mexican American Chamber of Commerce.
- Presentation by Carrie McDonald, Mrs. Cathedral City to the Cathedral City Fire Department
- Proclamation declaring April as Alcohol Awareness Month.
- Proclamation declaring April 22 as "Earth Day" in Cathedral City.
- Proclamation declaring the week of April 18-24th as Cathedral City's Crime Victims Right Week.
- Proclamation declaring April as Child Abuse Prevention Month.
- Proclamation declaring April as National Fair Housing Month.

CONSENT AGENDA

1. Receive and file demands in the aggregate amount of \$4,638,806 for the month of March, 2004.
2. Proposed Ordinance of the City Council for the City of Cathedral City regarding increase in City Manager's spending authority and amending Chapter 2.12.270 "Exceptions to Competitive Bidding Requirement" of the Cathedral City Municipal Code. **(2nd Reading)**
3. Proposed Ordinance of the City Council for the City of Cathedral City, amending the Cathedral City Municipal Code to regulate the use of City, Police Department and Fire Department insignias. **(2nd Reading)**
4. Proposed resolution of the City Council for the City of Cathedral City supporting for Senate Bill 1397-Locomotive Emissions Reduction and Mitigation Program.
5. Proposed resolution of the City Council for the City of Cathedral City supporting Senate Bill (SB1404) authorizing the creation of Multi-Family Improvement Districts.
6. Proposed resolution of the City Council for the City of Cathedral City supporting Senate Bill (SB1179-Ducheny) on enterprise zone extension.
(Report for this item will be included under separate cover)

CC/RDA MEETING

APRIL 14TH, 2004

Page 6

7. Approval of quarterly report from the Chamber of Commerce relative to fiscal year 03-04 Economic Development/Business Resource Program service provider agreement. **(Refer to page 1 Study Session)**
8. Approval of quarterly report from the Cathedral City Chamber of Commerce relative to the fiscal year 03-04 Community service provider agreement. **(Refer to page 4 Study Session)**
9. Approval of quarterly report from the Cathedral City Senior Center relative to the fiscal year 03-04 Community service provider agreement.
10. Approval of quarterly report from the Cathedral City Boys and Girls Club relative to the fiscal year 03-04 Community service provider agreement. **(Refer to page 8 Study Session)**
11. Contract with Scott Fazekas & Associates, expanding his services to include Chief Building Official (CBO) duties.

PUBLIC HEARINGS

12. Conduct a public hearing and tabulate ballots to determine if a majority of voting property owners wish to proceed with the formation of the proposed 35th Avenue Street and Sewer District (AD 2003-01), approve City Council resolution ordering changes and modifications for the 35th Avenue Assessment District No. 2003-01 and City Council resolution adopting Engineer's report, confirming the assessment, ordering the work and acquisitions and directing actions with respect thereto.
13. Request for authorization to execute a short-term lease with the Desert Hockey Association for the former Heilig-Meyers building on East Palm Canyon Drive.
14. Resolution of necessity for acquiring and authorizing the acquisition of Assessor's parcel numbers 680-393-002 and 680-393-003 all vacant parcels for the purpose of public parkland, general located between Moreno Road and Via De Anza.
15. Municipal Code amendment 03-02: a request to adopt an inclusionary housing ordinance establishing procedures and requirements for the provision of affordable housing.
16. Tentative Parcel Map 32138: A request to subdivide a 22,456 square-foot parcel into 2 lots, located on the north side of Mission Court, at Laguna Place, in the R-1 (Single Family Residential) Zone.
17. Proposed resolution of the City Council for the City of Cathedral City and the City Council sitting as the Redevelopment Agency Board, consenting to the exchange of a property acquired with affordable housing funds for an equivalent property, by and between the Redevelopment Agency and Otto Holta.

LEGISLATIVE ACTION(S)

18. Approval of resolution of intention to initiate formation and authorize balloting for the proposed dream homes sewer assessment district (AD 2004-01). (**Agenda report for this item will be included under separate cover**)
19. Parcel Map PM 32138: Filing and recordation of Parcel Map 32138 and signing of the Final Map by the Chairman and Secretary on behalf of the Redevelopment Agency.
20. Approval of final Parcel Map 32138: located on Mission Court.
21. Approval of proposition 13 grant in the amount of \$2,809,000 for the design and construction of Phase I of the Sewer Project for the Cathedral City Cove Area, State Standard Agreement No. 03-114-557-0 between the City of Cathedral City and the State Water Resources Control Board, Division of Administrative Services, for the purpose of administering the grant, and approval of a resolution authorizing the Mayor to sign and execute State Standard Agreement No. 03-114-557-0.
22. Authorization to accept lowest qualified bid and to contract for construction of 10 sewer laterals for 8 homes and 2 duplexes along Shifting Sands Trail adjacent to Creekside Apartments.

COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS.

ADJOURNMENT

The next regularly scheduled meeting of the City Council/Redevelopment Agency Board will be held on **Wednesday, April 28th, 2004.**

This **Agenda** is also available for viewing on the City's Web Site. The Web Site address is www.cathedralcity.gov

Daryl Betancur, Deputy City Clerk
City of Cathedral City